



SAN FRANCISCO PLANNING DEPARTMENT

Notification of Project Receiving Environmental Review

Date: August 9, 2016
Case No.: 2014.136ENV
Project Title: 1555 Union Street
Zoning: NCD (Union Street Neighborhood Commercial) Zoning District
40-X Height and Bulk District
Block/Lot: 0546/001B
Lot Size: 16,038 square feet
Project Sponsor: Michael Stanton, Stanton Architecture
(415) 865-9600
Staff Contact: Jenny Delumo – (415) 575-9146
Jenny.Delumo@sfgov.org

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PROJECT DESCRIPTION:

The approximately 16,038 square foot (sq. ft.), square-shaped project site is located on a block bounded by Union Street to the north, Green Street to the south, Franklin Street to the west, and Van Ness Avenue to the east in the Marina District. The project site is currently occupied by an approximately 28,000 gross-square-foot (gsf) development comprised of an approximately 20-foot-tall, two-story, 50-room motel, and a surface-level parking lot located in the motel courtyard that provides roughly 30 parking spaces. The motel was constructed in 1955.

The proposed project would include demolishing the existing structure and constructing an approximately four-story, 40-foot-tall (49 feet with staircase and elevator penthouses), 100-room hotel with street-level access provided on Union Street. In addition to the approximately 42,860 gsf hotel, the proposed project would include an approximately 31,900 gsf two-level, below-grade parking garage with space for approximately 60 vehicles. In order to accommodate the garage, the proposed project would include excavation to a maximum depth of approximately 20 feet below grade. The proposed hotel and parking garage would result in an approximately 74,760 gsf development.

PURPOSE OF NOTICE:

The project is being studied by the Planning Department's Environmental Planning Division to determine its potential environmental effects. No environmental documents have been issued for this project. Public comments concerning the potential environmental effects of this project are welcomed. In order for your concerns to be fully considered or to ensure your receipt of future environmental review documents for this project, please contact the staff identified above by August 23, 2016. This notice is routinely sent to community organizations, tenants of the affected property and properties adjacent to the project site, and those persons who own property within 300 feet of the project site. Anyone receiving this notice is encouraged to pass on this information to others who may have an interest in the project.

Environmental review provides information on physical environmental effects and does not make recommendations on the project itself. Other review or approval actions may be required for the project. These actions may involve further public notification and public hearings. If you have comments on the proposed project that pertain to matters other than physical environmental effects, please note the file number and call Brittany Bendix at (415) 575-9114.

Members of the public are not required to provide personal identifying information when they communicate with the Commission or the Department. All written or oral communications, including submitted personal contact information, may be made available to the public for inspection and copying upon request and may appear on the Department's website or in other public documents.

